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Building Committee Minutes 09-03-2002

TOWN OF ARLINGTON

MINUTES REGULAR MEETING PERMANENT TOWN BUILDING COMMITTEE TUESDAY, SEPTEMBER 3, 2002

PRESENT: John Cole, Chairman Thomas Caccavaro Robert Juusola
 William Shea, Vice Chair Philip Farrington Suzanne Owayda
 Richard Bento Kathleen Donovan Charles Stretton

PARTICIPANTS: Michael Black, Castagna Construction
 Dick Madonia, Project Manager
 Stefan Chaires, DRA
 David Kale, Arlington Public Schools

CALL TO ORDER: 7:30 p.m.

PEIRCE SCHOOL UPDATE

- Mr. Black distributed and reviewed the most recent construction schedule (an update from last month) for the committee. He explained that there was not a lot of work left to do. The contractor has already completed the pre-punch list which was submitted to DRA. (Mr. Cole commented that the pre-punch list was the best he had seen in his 20 years of experience.)
- The furniture can start to be moved into the classroom wings on September 16th.
- The security and fire alarm systems are ready to be turned on.
- The counter tops in the turret came out incorrectly and are being refabricated.
- Final shipment of materials for the lower level areas (cafeteria, music room, mechanical areas) are expected next week. Final inspection of the lower level is scheduled for September 19th.
- The gym floor is presently being installed and should be done within the next few days. The final inspection of the floor will be at the end of next week.
- There is a small wall issue in the kitchen area which is holding the contractor up, but the kitchen should be complete within the next several weeks.
- On the exterior of the building, the curb work should be complete within a few days. The final grading of the lower area has started and should be complete by next week, and then final paving of the lower area and the upper area will take place. Installation of sidewalks will start tomorrow. The play equipment has been fabricated, and the contractor is looking to install that at the end of the month. The surface materials are in the play area. Landscaping and installation of the fencing is scheduled for the end of the month. The exterior punch list will be done at the end of September. There is an issue involving the metal panels that is still pending resolution.

RCN Box Issue

- The request from Leslie Mayer of the Parks & Recreation Commission to move the RCN box to a different location was the subject of consideration by the committee. Using the building plan, Mr. Chaires gave an overview of the former location of the RCN box and the new and current location on Newland Road. He noted that it was situated within 15 feet of the play structures. He said that the reason it was moved to this location was that it was logistically easier to extend the service from the old location to this location and was, at the time, the best solution for a permanent location. After some discussion about whether it was advisable to move the structure and to where it might be relocated, it was decided that Ms. Donovan and Mr. Farrington would evaluate whether there might be a more optimal location for the box.

HARDY SCHOOL CLOSE-OUT ISSUES

- Mr. Madonia showed the committee pictures of the work currently being done on the parapets and lintels. The contractor was not sure when the work would be completed.

NOISE REMEDIATION UPDATE AT HARDY SCHOOL

- The chairman advised the committee that Bonfatti had agreed to participate in mediation with all concerned parties in an effort to resolve issues concerning the noise remediation at the Hardy School.

THOMPSON & STRATTON REQUEST FOR PROPOSAL STATUS

- According to Mr. Juusola, the RFP was advertised in the Central Register, and the proposal is due on September 19th. The briefing session is next Tuesday (September 10th) at 2:00 p.m. at Town Hall.

PARK CIRCLE REQUEST FOR PROPOSAL STATUS

- Mr. Juusola said that this RFP had been issued and advertised in the Central Register. It is due on September 9th. There is no briefing session scheduled.

- Mr. Farrington noted that his office had received a lot of calls. He will send a list of the firms who have expressed interest to the Director of Fire Services.

- A subcommittee (P. Farrington, R. Juusola, R. Bento, R. Maimone) will review the proposals for the next meeting of the PTBC.

- PTBC meeting agenda will be sent regularly to the Director of Fire Services.

BRACKETT SCHOOL

- Mr. Shea said there would be a meeting tomorrow morning at 9:30 a.m. He had no news to report this evening. It was felt that testing would not be done on the affected space and systems tomorrow because the weather is too warm.

DALLIN SCHOOL RESTART

- At Mr. Cole's request, Owen Beenhouwer has prepared a draft schedule of the Dallin project to submit to Town Meeting for a vote in mid-May, 2003. The process would require approximately 13 weeks (end of January).

Documents would go out to bid on March 11th which would allow for a 6-week bid period.

- With regard to financial concerns, Ms. Donovan felt there should be a meeting with the Finance Committee to discuss what the timeline is for money issues. She felt that the PTBC should not commit to something if there is no money in hand. Ms. Donovan will ask for an Infrastructure Committee meeting as soon as possible.

DCAM (DIVISION OF CAPITAL ASSET MANAGEMENT) EVALUATION FORM

- Before the form is completed by the committee, Mr. Farrington will seek legal advice.

APPROVAL OF MINUTES

On a **MOTION** by Mr. Shea and seconded by Ms. Donovan, it was VOTED to **approve PTBC meeting minutes of June 18, July 2, and August 6, 2002 (as modified)**. VOTE: Unanimous

ADJOURNMENT

The meeting was adjourned at 8:50 p.m.

Respectfully submitted,

Marie Carroll